

PROPERTY LOCATION

No	Alt No	Direction/Street/City
20		DEVEREAUX ST, ARLINGTON

OWNERSHIP

Owner 1:	FERNANDEZ JOHN E			
Owner 2:	LAMPIETIN MALVINA			
Owner 3:				
Street 1:	362 MEMORIAL DR			
Street 2:				
Town/City:	CAMBRIDGE			
SubProv:	MA	County:		Own Occ: N
Postal:	02139		Type:	

PREVIOUS OWNER

Owner 1:	HUMPHREY DAVID D-ETAL -		
Owner 2:	STONER JANE D -		
Street 1:	29 DEVEREAUX STREET		
Town/City:	ARLINGTON		
SubProv:	MA	County:	
Postal:	02476		

NARRATIVE DESCRIPTION

This parcel contains 6,350 Sq. Ft. of land mostly classified as One Family with a Old Style Building built about 1920, having primarily Aluminum Exterior and 2192 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Description	Amount	Cash Int.

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	Water		
D				Sewer		
n				Electr		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC	No of Units	Depth / Price/Unit	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Int 1	%	Int 2	%	Int 3	%	Appraised Value	Alt Class	%	Spec Land	I Code	Fact	Use Value	Notes
101	One Family		6350		Sq. Ft.	Site		0	90	0.95	10									\$49,462						\$49,500	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6350.000	500,700	4,700	549,500	1,054,900
Total Card	0.148	500,700	4,700	549,500	1,054,900
Total Parcel	0.148	500,700	4,700	549,500	1,054,900
Source:	Market Adj Cost	Total Value per SQ unit (Card):	481.25	/Parcel:	481.2

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Assessed Value	Notes	Date
2020	101	FV	500,500	4700	6,350	549,500	1,054,700	1,054,700	Year End Roll	12/18/2019
2019	101	FV	372,700	4700	6,350	580,000	957,400	957,400	Year End Roll	1/3/2019
2018	101	FV	372,700	4700	6,350	427,400	804,800	804,800	Year End Roll	12/23/2017
2017	101	FV	372,700	4700	6,350	409,000	786,400	786,400	Year End Roll	1/3/2017
2016	101	FV	372,700	4700	6,350	378,500	755,900	755,900	Year End	1/4/2016
2015	101	FV	353,000	4700	6,350	317,500	675,200	675,200	Year End Roll	12/11/2014
2014	101	FV	353,000	4700	6,350	310,100	667,800	667,800	Year End Roll	12/16/2013
2013	101	FV	353,000	4700	6,350	295,500	653,200	653,200		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tax	Verif	Notes
HUMPHREY DAVID	42372-58		4/1/2004		636,500	No	No		
HUMPHREY DAVID	22443-240		9/29/1982		1	No	No	A	

BUILDING PERMITS

Date	Number	Descrip	Amount	CIC	Local Vail	Fed Code	F. Descrip	Comment
12/5/2019	1975	New Wind	8,000	C				
5/15/2012	243	Re-Roof	12,765					
3/22/2006	170	Manual	2,500					re-build front sto
10/18/1994	553		5,000					REMODEL 3RD FLOOR

ACTIVITY INFORMATION

Date	Result	By	Name
2/21/2019	Entry Denied	DGM	D Mann
4/21/2018	MEASANDTRCE	KB	Kevin B
11/20/2008	Meas/Inspect	189	PATRIOT
8/19/2004	MLS	MM	Mary M
12/6/1999	Inspected	267	PATRIOT
11/17/1999	Mailer Sent		
10/27/1999	Measured	264	PATRIOT
7/8/1992		JK	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED
Prior id # 1: 79569
Prior id # 2:
Prior id # 3:
Prior id # 1:
Prior id # 2:
Prior id # 3:
Prior id # 1:
Prior id # 2:
Prior id # 3:
ASR Map
Fact Dist
Reval Dist
Year
Land Reason
Bld Reason
Chl District
Ratio

PRINT

Date	Time
12/11/20	00:03:20

LAST REV

Date	Time
03/10/20	09:38:17

danam
9601

EXTERIOR INFORMATION

Type:	1.5 - Old Style
Sty Ht:	2A - 2 Sty + Attic
(Lx) Units:	1 Total: 1
Foundation:	1 - Concrete
Frame:	1 - Wood
Prime Wall:	3 - Aluminum
Sec Wall:	
Roof Struc:	3 - Gambrel
Roof Cover:	1 - Asphalt Shgl
Color:	BEIGE
View / Descr:	

GENERAL INFORMATION

Grade:	C+ - Average (+)
Year Bt:	1920
Alt LUC:	
Junadict:	
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	
Partition:	1 - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	5
Heat Fuel:	2 - Gas
Heat Type:	3 - Forced HW
# Heat Sys:	1
% Heated:	100
Solar HW:	NO
% Com Wall:	

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

Code	Description	A	YIS	Qty	Size/Dim	Dist	Con	Year	Unit Price	JIS	Dep	LUC	Facd	HS Fa	Appr Value	ICod	JFac	Just Value
3	Garage	D	Y		120X18		A	AV	1930	21.94	T	40	101		4,700			4,700
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